

Land Use and Regulation Subcommittee Meeting – February 10, 2005

In attendance:

Jeff Seemans – Chair	Blenheim Homes
Rick Woodin	Homebuilders Association of Delaware
Eileen Butler	Delaware Nature Society
Paul Morrill	Delaware City
Ralph Reeb	DelDOT
David Burris (for Robert McLeod)	Kent County Levy Court
Jared Adkins	Kent Conservation District
George Haggerty (for Charles Baker)	New Castle County Special Services
Lori Rigby (for Joseph Booth)	House of Representatives
Mike Izzo (for Robert Stickels)	Sussex County Public Works
Lee Ann Walling	Governor's Office
Drew Boyce	DelDOT
Randy Greer	DNREC
Elaine Webb	DNREC
Bryan Pariseault	URS

Guests were David Edgell from State Planning and Mike Petit de Mange from Kent County Planning.

Primary Discussion Points:

- What resources are protected and to what level on the State and county levels?
- Issues vary by county.
- Much of Sussex County is in the 100 year flood plain and construction can and does occur there.
- Variety of issues may lead to a variety of recommendations.
- Design must occur on a watershed basis.
- There is a disconnect between design and construction.
- Must ensure that the correct facility is used in the correct place.
- How much burden, financial and otherwise, is to be placed on an individual?
- How does watershed analysis trickle down to a recommendation or policy change?
- A common set of rules should be established for watershed analysis.
- If a Stormwater Utility is implemented, how will land use need to be changed to support it? What are the obstacles? Would it lead to removal of control from municipalities?
- Do the State Sediment and Stormwater Regulations already allow for/enable a utility?
- A lot of money and effort is expended in Delaware on stormwater issues but there is little coordination among organizations.
- One utility per county with accompanying stormwater ordinance may be best arrangement.
- Many regulations do not have the “teeth” for enforcement.
- The design engineer should be kept in the construction process and held responsible for construction.

Action items:

- Coordinate with Jeff Bross for a watershed study briefing – Randy Greer
- Contact Jessica Watson (Sussex Conservation District) – Bryan Pariseault

Next meeting:

- Land Use and Regulation Subcommittee – February 24, 2005, 2:00 p.m., Location TBD